



DavidJames
the estate agent

Spring Lane, Lambley, Nottingham, NG4 4PH

Guide Price £425,000

About This Property

This fantastic semi-detached home in Lambley is just a stroll away from the heart of the village and offers a generous extension, bringing abundant space for any discerning homeowner. Boasting four spacious double bedrooms, the master features ample fitted storage and an en-suite that includes a shower cubicle with a quality mains shower. The lounge is a haven, complete with a media wall, a sleek electric fireplace, and bi-fold timber doors that open up to a beautifully landscaped garden, not to mention the unique touch of an integrated aquarium. The dining area and a cozy snug with a raised ceiling create the perfect environment for entertaining and relaxation. The kitchen doesn't skimp on sophistication, with high gloss handleless units, chic under cupboard lighting, and integrated appliances. Adjacent lies a versatile office space, bathed in light from Velux windows and also featuring a vaulted ceiling. Practicality is ensured with a utility room/WC, and a spotless, fully-tiled family bathroom with a contemporary white suite. The property also benefits from an alarm system and gas central heating installed in 2022 as well as double glazing. There is ample parking with a gated tarmac driveway leading to a spacious garage with an electric door that includes a workshop area. The rear garden designed for ease of maintenance with a patio, dual artificial lawns, and a seating area, creating an idyllic outdoor retreat.



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- Largely extended semi detached house in walking distance of the centre of Lambley village
- Four double bedrooms, bedroom one with fitted storage and an en-suite shower room/Wc with double shower cubicle with mains shower
- Lounge with media wall with feature electric fire, laminate flooring, timber bi-fold doors to the rear garden and an integrated Aquarium to the internal wall
- Dining room with laminate flooring, snug with vaulted ceiling
- Kitchen with modern high gloss handleless units, under cupboard lighting and laminate flooring, integrated oven and combi oven, induction hob, extractor and dishwasher
- Office/versatile space with vaulted ceiling and Velux windows situated to the rear of the kitchen
- Utility room/Wc with sink and base units with space for concealed appliances, fully tiled family bathroom/Wc with white suite and mains shower
- Alarm system, combination gas central heating (boiler installed in 2022), UPVC double glazing
- Gated tarmac driveway provides ample off road parking, spacious garage with workshop area and electric door
- Landscaped lawned rear garden with initial paved patio area and two artificial lawned areas with further paved seating area to the lower level



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Approximate total area⁽¹⁾

162.84 m²
1752.84 ft²

Reduced headroom

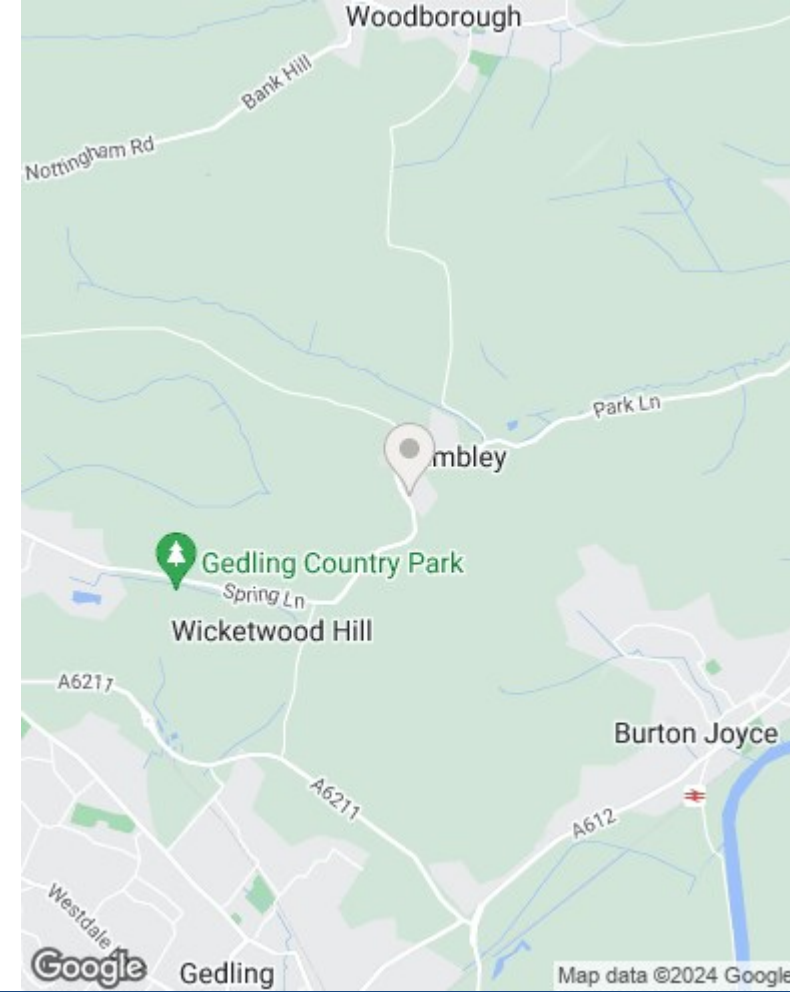
1.46 m²
15.71 ft²

(1) Excluding balconies and terraces.

Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Council Tax Band: C
Gedling Borough Council
Freehold

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